

RECORD OF PROCEEDINGS

Minutes of

Meeting

BEAR GRAPHICS 800-325-8094 FORM NO. 10148

Held Thursday, August 20, 2020 20

ITEM 1: CALL TO ORDER: Mayor Williams called the Riverside, Ohio City Council Meeting to order at 6:02 p.m. at the Riverside Administrative Offices located at 5200 Springfield Street, Suite 100, Riverside, Ohio, 45431.

ITEM 2: ROLL CALL: Council attendance was as follows: Ms. Campbell, present; Mr. Denning, present; Mrs. Franklin, present; Ms. Fry, present; Ms. Lommatzsch, present; Mr. Teaford, absent; and Mayor Williams, present.

Staff present was as follows: Mark Carpenter, City Manager; Chris Lohr, Assistant City Manager; Tom Garrett, Finance Director; Frank Robinson, Police Chief; Dan Stitzel, Fire Chief; Kathy Bartlett, Public Services Director; Gary Burkholder, Community Development Director; and Katie Lewallen, Clerk of Council.

ITEM 3: EXCUSE ABSENT MEMBERS: Mayor Williams motioned to excuse Mr. Teaford from the council meeting. Mr. Denning seconded the motion. All were in favor; none opposed. **Motion carried.**

ITEM 4: ADDITIONS OR CORRECTIONS TO AGENDA: The agenda had been amended to add an additional item to the executive session; there were no changes or corrections to the amended agenda.

ITEM 5: APPROVAL OF AGENDA: Mr. Denning motioned to approve the amended agenda. Deputy Mayor Lommatzsch seconded the motion. All were in favor; none opposed. **Motion carried.**

ITEM 6: PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE: Mayor Williams led the pledge of allegiance.

ITEM 7: MINUTES: Mr. Denning motioned to approve the minutes from the July 30, 2020 special council meeting and the August 6, 2020 work session. Mrs. Franklin seconded the motion. All were in favor; none opposed. **Motion carried.**

ITEM 8: ACCEPTANCE OF PRIOR MONTH'S CITY FINANCIAL REPORT: Mrs. Franklin motioned to approve the prior month's financial report. Mr. Denning seconded the motion. All were in favor; none opposed. **Motion carried.**

ITEM 9: WRITTEN CITIZEN PETITIONS: Mayor Williams advised citizens to fill out a form if they wished to speak about agenda or non-agenda items.

ITEM 10: DEPARTMENT UPDATES:

A) Finance Department – Mr. Tom Garrett: First, we have the July financial report that you have had a chance to look at; the main thing is that city revenues that we expected to be impacted because of the business slow down due to the pandemic largely recovered except for income tax. We just had the income tax filing date in the middle of July so it takes a little bit of time for CCA to process that. We are hoping to have an uptick in income tax over the next month or two. We did get two small distributions from CCA so far in August. I would expect we would get another smaller distribution to add to collections so far, we haven't gotten a lot of income tax received in the month of August. I'm a little short staffed in the finance department at this time, but we are managing to keep the bills paid.

Deputy Mayor Lommatzsch: Is CCA giving us hard numbers or are they still giving guesstimates? Mr. Garrett: I just received the May final report, but they give us as they collect some money round it off somewhat and give us advances towards that. That is what I am reporting in finance reports. Now, we do have CCA end of month numbers for March, April, and May to help us break that out.

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Ms. Franklin: Do we know when CCA is going to start having a more official report? Where the numbers are getting closer to accurate? Mr. Garrett: They are working on that now. We have already received the end of month reports from them for April and May so they are working on June and July collections.

Ms. Fry: It would seem that we would expect within two months-time to get the final report for July, which would be the hard numbers that we are referring to, is that correct? Mr. Garrett: Yes, I would say that. We will get the June end of month fairly soon. Now, they have the wave of all the income tax filings that were happening in July that will keep them busy for a little while. Ms. Fry: When we get those then that will be the final hard numbers for last year. Mr. Garrett: It is not last year, this is the monthly reports for this year. Ms. Fry: I guess I was thinking about it as last year being the income tax year and everybody would file in July and that the estimates we were getting were due to the fact that people hadn't filed, yet. Mr. Garrett: That is a major factor for why our numbers are still down because of the delay, but CCA does collect money everyday and then shortly after the end of the month they tally it up and give us a report for what they collected during that month.

B) Administration Department – Mr. Chris Lohr: I have 15 laptops ordered for staff that we can purchase with CARES Act funds. That will enhance our ability to work and operate remotely. As a use for the CARES Act funds was the purchase of either Surface Pros or iPads for city council to facilitate the remote meetings, but also allow us to move to electronic packets. The plan right now, my preference would be to do Surface Pros with city council. I think there is more utility there, but I would like to have a discussion with council and maybe bring in a Surface Pro to make sure everybody is comfortable with that before we go in that direction. I am getting new monitors for the council dais. There will be a monitor for each seat at the dais; I think that will help everybody be able to see the remote meetings and presentations. I placed that order today. With the AV System, we purchased a new PC that will go with the AV system as well as some additional equipment that AVI is going to be installing and enhance our abilities making the AV system work a bit more smoothly. We had three Youth Works interns over the summer. One of them dropped out and didn't finish the summer with us, but Marisa and Danielle have been great working for us. They have spent a lot of time at the front desk helping, answering calls and questions from residents as well as doing quite a bit of filing. They are both off to college here in the fall, but we are hoping to be able to have a couple of other Youth Works interns with us in the fall provided by Job and Family Services. We recently got a delivery of cloth face masks and to distribute to a couple to each employee. We have extra and I thought council might be interested in having those. I will just place a couple of those in each of your mailboxes. If you don't want them just put them back in my mailbox.

Mr. Denning: I would lean more towards the Surface Pros only because it uses a Windows base and that would be more interchangeable with my computer at home as well as all the computers that anything you would send us. That is my opinion. I think Surface Pros would be a better deal than iPads because I don't want to have to learn another way of doing business. Mr. Lohr: I understand and I agree with you there. Mr. Denning: I believe most of the electronic packages that folks are selling for us to use to go to an all-electronic agenda are based on Windows not so much Apple. Mr. Lohr: I agree with you, as long as everybody on council is comfortable with that; I think that is the direction we will go. I am having those quoted out. Hopefully, I will have those quotes tomorrow and discuss it as needs be and move forward after everyone is comfortable.

Ms. Fry: Are we looking at moving to an electronic record keeping system to use with it or are these just going to be pdfs we are viewing on a Surface Pro? Mr. Lohr: I think the pdf is the first step. I know we can move into that pretty comfortably. I have spoken to Katie a little bit about this and what needs to be done about what software is available for her to do that. If there is something that is going to work for her and city council and is something that is sustainable that will be a direction we can go, but I think for right now we can get the Surface Pros and start using pdfs as a step in the right direction.

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Mr. Denning: We discussed going electronic many years ago and the biggest expense part of that was the fact that we would each have to have at that time a laptop. I think this is a good first step in that direction. I know Huber is already using electronic agendas and everything. I think it would be positive for us and it would save a lot of trees. With the Surface Pro, it is big enough I don't have to look at it on my phone. Ms. Fry: The only thing I would say is that would create or limit my ability to make notes. We currently use paper and I make notes and I believe I could learn to do it in pdfs, but if we were looking at a system that was accommodating the whole process I think that would be useful. Mr. Lohr: Mr. Denning said earlier about most of the records keeping software are probably going to integrate with Windows so I think that is a safe bet for us. I would be concerned if that would work with an iPad, but that might be possible. I agree with you, too, I wouldn't know how to make notes on a pdf, but we could definitely get that software. One of the things I discussed with Mrs. Franklin is that maybe we should have some sort of training session once we get these in so we can answer any questions and there is a smooth transition.

Mrs. Franklin: The one thing with Apple running any software you have to have the Pro. The Pro is the only one that will run Office out of it. The government already runs all Microsoft so staying with the Surface is good. As for the pdf and making notes, everything comes with a pdf viewer. I had to download the actual pdf app, which allows me; I can do anything I want. The nice thing is so the work session, a lot of those aren't in pdf so all of them would have to have the Office Suite on it otherwise you can't...you have to be able to open in word if it is a word document or a PowerPoint to make any editing to it, but you can edit everything as long as you have the software to open it. Ms. Fry: That is why I think it is valuable to look at a more robust solution as a point of comparison because if that is something we intend to go to, eventually, does it make sense to do a half-step or a full-step. Mr. Carpenter: I agree, that is the direction we want to go. The issue has been the cost of that software. We've priced it before and it depends on the software and what accessories come with it; \$15,000 - \$20,000/year is the prices I have seen. I think that is the direction. It would be so nice if a piece of legislation came forward and you had all the reference documents to that. Mr. Denning: Huber has already done it and I think a couple of municipalities so I am sure those municipalities have an opinion on what the best software would be. Tony pushed them in Huber five years ago to do it and they picked a software. He may say that is what they are stuck with, but he is somebody with experience.

Deputy Mayor Lommatzsch: The notice you put out today for Zoom, when it came to me on my phone I could not share that. Was it out on the regular; I mean it only came up asking for my comments; it wasn't anything I could share. Mr. Lohr: I'm not sure why that would be. I can get with you later and we can try to figure that out. I sent it to you as an email. Deputy Mayor Lommatzsch: I wouldn't have been able to share it as an email. A lot going on today, thank you.

C) Community Development Department – Mr. Gary Burkholder: We've been extremely busy in our department. This past Monday, we had a full agenda at the planning commission and we moved all of those items forward; they were approved, some of them with conditions. We have a BZA meeting coming up next Tuesday. We had two items, but after review of one of them that will drop off. We have a variance that is being requested. We have legislation tonight for a rezoning, 20-O-735. Lori Minnich and I made three business retention and expansion visits to our businesses. We had 20 some packets provided by Jobs Ohio; they were personal protection tool kits given to the city and we dropped off three of those to businesses. As time permits we will try to get a few of these in every week. Our code enforcement officer was off last week, but he is back now and made a lot of progress in the last couple of days catching up on his backlog emails as well as a lot of phone calls. In addition to that, we had quite a backlog when it came to zoning permits and even some economic development inquiries that came to the zoning department. We have made great progress over the past couple of weeks of getting those all caught up. We are still sending out some of those permits and getting those approved, but we've contacted

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all the citizens that have either sent an email or phone call and they have been very appreciative and cooperative and we have explained to them we've been a little short staffed but we are trying to catch up on the backlog.

Mr. Denning: I had a question from some folks about the Casey Lounge Property and whether or not, my understanding is it has been sold. Their concern is it is going to open back up as an adult entertainment place and I know it has been closed for over a year so I don't believe that it falls into the criteria to be able to do that. I want to make sure we keep an eye on that and somebody doesn't open it up under the radar and then we have to go through a lot to get them shut down. If you have any information on that, I would appreciate it. If not, as soon as you can get it I would appreciate it so we can get that correct information out there. Mr. Burkholder: Thank you for the heads up so we can check into that. Mr. Denning: You haven't heard anything about it. Mr. Burkholder: I have not heard anything on that. I will check with Lori; I don't know if the manager or police department have heard anything or not. Mr. Carpenter: I did get notified that somebody did purchase it and was looking at possibly using it as a bar, but it certainly is not eligible to be an adult entertainment. Mr. Denning: We need to make sure we explain that to whoever bought it very specifically. What we don't want is something similar to what happened with the Paradox where they open up as a teen 'bar' and it iterates to the lowest level that it can. We need to keep an eye on it. Ms. Minnich: Councilman Denning, this is Lori, I have taken that call and returned the call to the person we think has purchased it. We don't have any additional information. She hasn't called back, yet, but we have been in contact with her and we are very cognizant and aware of what you shared. Mr. Denning: Right now, as far as we know, it is not planned to be an adult entertainment center? Ms. Minnich: That is correct. Mr. Denning: I can pass that information on with confidence at this point as far as we know that is not the situation. Ms. Minnich: Correct.

Ms. Fry: I just need to clarify because I wasn't sure I caught what you were saying in your report. We are in the process of getting caught up on zoning permits or we are fully caught up. Mr. Burkholder: We are in the process of getting caught up and in improving that turn around time so as new permits come in, we are utilizing the front desk more to get those in and the consultants that we have helping us then can turn those around more quickly. We still have more permits that have been backlogged that need to be sent out, but we have gone as of today, I got the report that all the backlogged emails; we had over 150 of those and all of the voice mails in the system, we have gone ahead and gotten those all caught up. In addition to that, we continue the process of looking how we can modify and improve our work flow. We've had several different emails that had permits coming in from there. Our consultants have helped us better utilize iWorqs and some of the capabilities of that. Pam Rice did some training as iWorqs has some free training. We are trying to retool the entire system, but yes, we have caught up a lot on that, but there are still a few that have to be issued and it is my understanding we will get those issued by next week. Mr. Carpenter: Let me add, some of those are not our doing. It is incomplete information or they submitted a permit with no payment. There is the process, that is one step that we can take advantage of and improve the system. When that permit comes through the door, we check a couple of boxes right away in order for that permit to go to the next step. Ms. Fry: So, what I am hearing, we have process issues that we continue to work out that existed prior to COVID, and that we have still have a backlog and in order to quantify that about two weeks of a backlog or greater still exists in the system. Mr. Burkholder: I can't really quantify that; the manager makes a very good point is that some of the backlog is when you get an incomplete application then we have to correspond back to that applicant. Sometimes those applicants don't return it timely, and sometimes that exchange takes two or three times. I would have to look at the report. We can print reports as far as ones that are incomplete, ones that require information. I don't have that report tonight, but I can show you what is still outstanding so to speak within the system. We are getting everything in the system in a timelier fashion. Once it is in, then we can print those management reports and know exactly what we have and how far back we are working, a month, two months; we aren't that far behind now because we caught up on a lot of those. There is a certain number that we are still waiting

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for information from the applicant. Ms. Fry: But you feel confident it is less than one month? Mr. Burkholder: Absolutely, yes. We are very close. What do you call a complete permit; it is once it finally gets issued out there. Some of those will be going out probably the beginning of next week. I know some went out today and we will have some more going out next week. Once next week or the next meeting, I think we can print one of those management reports and report back to council the exact status of where we are on the whole process.

Mr. Denning: Something that would help would be a checklist for somebody putting in a permit so they know everything that they need if that is one our website or we give it to them or it is part of the permit so that everybody had all the information and don't forget your payment. Deputy Mayor Lommatzsch: Isn't that already out there? Mayor Williams: Yeah, I don't lose a lot of sleep over incomplete permits; I would be more interested on how we are doing on code enforcement. How is that backlog? An incomplete fence permit or shed permit, we can't hold our staff up for what a citizen doesn't fill out because it is a very self-explanatory application. It is very simple. The fence app it is either 36" or it is not; it's either 8' or it is not. You are on the property line or you are not. How would you say we are Gary on the code enforcement side of things as far as catching up? Mr. Burkholder: I would like to answer both of those. I'll start with the code enforcement. We, for a city of our size should have another code enforcement officer so, I'm not going to mix any words about that, but Rob has done a fantastic job. I guess some of the misconception about code enforcement is the better you do your job the more follow ups you have to do. Some of the stats I have been providing to council really show an indicator of how many violations we are writing per month. Then, how many follow ups we have, how many second letters, and how many third letters. We haven't had a lot of cases we have taken to court. We have some cases that could go to court, but they haven't been able to serve the warrants because some of these aren't getting served because of COVID-19. Rob has done a good job of working with those violators. It is a lot easier to get them to come into compliance and work with them rather than to continue issuing letters or take them to court. Last time I looked, we had about 200+ open cases. We are never going to run short, but I am very pleased with the results we are getting out there in the field. Rob has done somethings, too, if we see a fence going up or a shed and we check the system and there is no permit or application for it, he has come up with a packet now that has the application, the section of the code, and some explanatory text. He tapes it to the door, and many times those people then come in. That is a streamlining of the system so that rather than writing a violation, we are trying to take the positive approach and help those people come into compliance. The checklist is something we have talked about in staff meetings. We probably do need one, once I got on the website, it is very confusing as you have to navigate quite a bit to get to our code so we would like to standardize a lot of that so when there is an inquiry, we can send them a pdf packet with the application and everything where if they have an email or phone question, give us your email, we will send you the packet. It then goes back on the applicant to do the work and I believe that would save us a lot of time and work. Sometimes we are repeating the same thing over dozens and dozens of times, if we make it easier on the website or if we can email those packets out to where that applicant can answer some of their own questions. This is truly a retooling of the entire department not only everyday activities, but trying to make the system more efficient and transparent and empower the citizens to be able to access that and not take up so much staff time. It is an ongoing process. I have to give credit to all the staff in our department as they have really worked hard to try and implement some of these changes.

Mr. Denning: A lot of people out there have no idea how to start the process. If we had some examples up, I think that would be helpful to people, too. Mr. Burkholder: You are right on target with that because one of the things Tamara has told me is they are not showing the property lines and dimensions and you need all that when you are looking at setbacks and everything. The more we can explain that to where they self-help and get that information on the first pass, those permits can then move out much more quickly. Mayor Williams: I am happy to hear the department is have foresight to essentially put people in a position to exceed and give them everything they need to have. My earlier comment was just meant to

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say, I don't want to say that I don't care, but a backlog of permits that are not completed that you can't even properly adjudicate them that is not really the city's fault. We can educate, we can point people in the right direction as much as we can, but I really do like hearing the proactive approach we are taking to give everybody what they need to give us the information we have to have to properly enforce the code and give people the ability to upgrade their property. Mr. Burkholder: We are making changes and working as a team to make the system friendlier and trying to improve the customer service. Even on some of our complaints, because of the way Rob approached it, we are getting positive feedback. Sometimes we have those neighbor disputes and I have actually gone out and talked to both parties on some of those that you need to comply. I got a voice mail saying, "I don't know what you said, but it is working." Those are good days when we can see people working together. As the manager reporter, when you look at the number of permits and the money that has been brought in this year, and, of course, you know lumber is hard to find, people are getting out there and doing a lot of home improvements. We are pleased with that and we are getting some junk cars out and, we have a pretty extensive mowing list as well. Mayor Williams: I think from the code enforcement side, the lesson I always take away is that you might have an angry person that doesn't want to have to do what we are asking them to do, but for every one of them there are nine neighbors and property owners that want to see that property cleaned up. They might not be as vocal as the one person who is a little upset, but I think about the role the code enforcement officer plays as an ambassador to the rest of the citizens of our city; it is a very important one. Here, the customer service is at the forefront and is very important for us as we are thankful for that.

D) City Manager Report – Mr. Mark Carpenter: The council staff retreat is this Saturday. There have been a couple of changes. The venue will be hosted here in the council chambers, but due to the numbers, we won't open the doors to the public, but we will stream the meeting via YouTube Live. It is scheduled for 9 am – 2 pm. We do have a facilitator; I know last week I said we didn't have one, but I was able to locate one on short notice so I think it will be a benefit to the retreat. We mentioned before about the color of the Route 35 bridge and the fonts. We hope to bring something before council soon. There is a deadline of September 1; we've asked to have that extended. We want to present something at that first meeting in September. Deputy Mayor Lommatzsch: That is going to be sold in October so we are going to have to...Mr. Carpenter: The paint, the only reason that is somewhat difficult because we have to match our colors to the federal ID number. It sounds simple, but it isn't for some reason. Mrs. Franklin: Have we got the samples? Mr. Carpenter: That is part of the problem, trying to locate samples. We are trying to match it as close as possible. Mayor Williams: They have to have the Pantone color, is that what it comes down to? Mr. Carpenter: Yeah, and their number is different from the regular number. We will have that here for the first meeting in September. We are also trying to draft up some renderings to give you a better visual. We received three bids for the waste collection services and we are summarizing those. I should have something sent out next week and thought we would talk about those during the work session in September.

Ms. Fry: I see that we are utilizing the training services of ADAMHS. Mr. Lohr: They came and did a great training for us remotely. We did a mental health 101 session and a substance abuse 101. It was good information. I think with all the events that our staff and community and especially the police department has had to deal with over the last couple of years, I think having that information about mental health and putting that in the forefront the resources our employees can receive help if they need it, I thought that was very important and I am glad we were able to get ADAMHS to do that for us. Ms. Fry: Was it the full staff that participated in those trainings? Mr. Lohr: It was optional for full staff, but mandatory for supervisors. Ms. Fry: Do we have an existing relationship with ADAMHS where we do ongoing training with them or was this a first foray? Mr. Lohr: This was new. There is a program through BWC where we can get free training for supervisors and ADAMHS didn't charge, but through signing up for that program, I was put in touch with some people at ADAMHS. Elayna Myers who also does a lot of HR work she attended a couple of trainings with ADAMHS last year so we were familiar with them and very impressed. It was a

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resource that was out there. We will definitely use them in the future as much as we can. Ms. Fry: That was my last question, moving forward, do we plan on taking advantage of the trainings they offer. It sounds like yes. Mr. Lohr: Yes.

Mr. Denning: Could we get someone, it would probably be Kathy, to put together the process we go through to pick which streets get paved so we can stop this misinformation that somebody thinks they are the authority on how we pick our streets and doesn't understand about funding situations. It explains this is the way we do it and why. I think if we can put together a flow chart of our thought process as well as we only have 'X' number of dollars to spend to try and get the most bang for our buck based on putting the contractor in one area at a time so we can get 2.5 miles done instead of if we jump them all over the city where we would only get 1.5 miles done. I think there is so much misinformation being spewed out there that we need to get correct information on our website and Facebook page so we can give the straight story and people can differentiate the truth from fake news. Mr. Carpenter: The challenge is we have to make the decision on what streets we are going to do well in advance. The previous three years as we share information about the street levies, we show a plan and then we don't necessarily operate that plan because that plan is directly to a street levy that is passing so we have to change course. Mr. Denning: I'm afraid if we don't put the correct information out there, we will have a harder time getting the street levy done. If we can show them our logic and the reason we did what we did. It wasn't general fund money that did that street; it was the gas tax money or whatever that we can only use for certain things. I think we need to get the correct information out there. I think if we do that now it will help us with the levy.

Deputy Mayor Lommatzsch: I thoroughly agree with everything you said, education is the answer. I read all the stuff you read. This council has strolled with that issue for 25 years. I don't know that putting anything out in a word form on Facebook or anywhere that they are going to read it. But, I'm not supporting not doing it. If we want to ask a staff person to take the time to put all that together and put it out in print form; I personally think it is a waste of time. They don't want hear that. I do think we might consider having someone on behalf of the city, I don't know if the mayor, city manager, or Kathy, somebody who might get out and speak to some of those things in a verbal format people could listen to on Facebook or whatever. I just don't believe, we have put sheets of information out; we have put newsletters of information out for over 25 years. The process hasn't really changed a whole lot. Mr. Denning: I just think if we have it put together and it is on our website, then when we see that garbage...we can say go look here.

Ms. Fry: I do believe that it is accurate that there are some citizens deeply entrenched in their opinion that there is only one fair way to do streets and I don't believe we will sway those members of the community. However, they are engaging in conversations with other members of the community and those other members of the community may, in fact, support an approach that does look at traffic counts and the PCI and other variable that we take seriously when evaluating which streets to do. Having information that is easy for them to engage in those conversations with their neighbors is helpful for the full discussion. Right now, they don't have that information to make those arguments to engage in those conversations. We have a very small minority of the community being very loud. Deputy Mayor Lommatzsch: We already have presentations that the city manager has put together the last two years that can be retooled without taking a lot more staff time. Ms. Fry: Agreed, four bold points, anything more would be too much, I think. Something that someone can digest easily and share information with their neighbor is the idea. Deputy Mayor Lommatzsch: I could support that, but I do think we already have a lot of presentation information, in file. Mr. Denning: All I want to do is take the information we have and put a quick thing together. I almost got on the Facebook page, but I don't want to misspeak and put the wrong information out that is why I want Kathy or Jay or somebody to say this is the way we do it and council approves it so they understand we aren't picking Forest Ridge because they pay more taxes. That is the information that is going out there. I want to counter act that a little bit. Mr. Carpenter: I think we can do it; go back a few years on how those

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processes were done and then going forward. There are two plans: the levy passage plan, and then if it doesn't pass, this is our approach. They are not the same due to the dollars. Ms. Fry: Are you saying the way we prioritize streets would change with a levy versus without a levy? We could go faster, but I don't know the way we prioritize the streets changes. Mr. Carpenter: Right now, the levy plan was to do the neighborhoods, right. So, we are taking the worst neighborhoods. Ms. Fry: And if we don't have a levy, we are not going a neighborhood approach. Mr. Carpenter: It depends on the other factors that goes along with the street condition and the dollars that are available. Ms. Fry: We prefer to have cost savings by staying in a particular area for a season. Mr. Carpenter: For sure, but it is the number of streets. We may be only able to do one or two streets. Ms. Fry: I think that is going too far into the weeds when you are talking volume or whatever. I think information that is lacking is how do we prioritize. We have a lot of streets in poor condition. How are we ranking them? I don't think whether we have a levy or don't have a levy this year, last year, five years ago, I don't think it changes very much. It changed a little by teaming with the water department, but generally speaking we are pretty consistent on how we are prioritizing our streets. Mr. Carpenter: The condition is the driving factor in addition to traffic. It is that simple. It also depends on how much money is available. That is the other factor.

Ms. Campbell: Wouldn't it be simple by priority; the worst ones take them first? No matter what you put out there, people complain no matter what. Mrs. Franklin: The problem you have when you come to the residential roads, we are close to 80% are 50 or below. If I pick one over here that is 48 or one of the other 50 that are 48; the only other way to prioritize is by how much traffic they get so if I get 15 streets at 48, I'm going to pick the one that has the most traffic and I think maybe that is what needs to be said. The reason we pick this road over this road is because of the traffic count or because that is the school bus route or however we made that decision. We have so many already at a certain number; it is not because your road was worse than theirs, they all need to be fixed. Ms. Campbell: Wouldn't you do a grant for safety issues for emergency? Sometimes they honor that first to get the grant. Mr. Carpenter: Not so much for the residential streets, but for the thoroughfares. Ms. Campbell: Well, that would save what we did have for the residential streets. If you got the tough ones first that need it right now. Mr. Carpenter: We certainly implement that with thoroughfares. That was a safety grant for that intersection in addition to federal grant and a state grant to do the Airway West portion. The city saved a tremendous amount of money on that project; it was an over \$3 million project and the city share was less than 10%. Deputy Mayor Lommatzsch: Since we are in a public meeting, could you say how long that project took to come to fruition? Five years? Mr. Carpenter: At least. Deputy Mayor Lommatzsch: People don't understand the time line that necessary in all of these projects because you can't do it overnight. One of the things that I know and I am sure Jay knows this almost without a piece of paper, but I would like to see, pick a number of years, I don't care, five or ten years, what streets have been done in the last...I think people are forgetting that asphalt was in their neighborhood and are accusing this council of ignoring neighborhoods. That is not true. I believe Jay could come up with that number; these are the streets we did in 2010. Mayor Williams: I think that historical data would be useful. It points to the scoreboard. Here is what we did in 2010, 2011, 2012, 2013 and on. Mr. Denning: We did Pleasant Valley and Rohrer three years ago. Deputy Mayor Lommatzsch: Even the thoroughfares as well. List and then out beside who paid for it. Mayor Williams: That kind of score sheet would be helpful to remind people we have been in neighborhoods and we have been able to leverage funds in different situations. To Mike's point, Mike had one side of it and Sara had the other side, moving forward here is the criteria that we use to determine what roads need, when, and what, and how we are going to pay for it; on the other side, here is the brief history of what we have done in the city for roads in the last 10 years. Information is a great disinfectant; it is like sunlight. I agree with Brenda, we can't bog people down with facts and figures, but I also think being able to point to and say, 'wait a minute, what is the name of the street again or what is the neighborhood?' Here is what the city in the past 10 years, there has been this much capital expenditure through public funding, different sources for the Tall Oaks neighborhood, for the Forest Ridge neighborhood, for Rohrer Park neighborhood, etc...that information would be helpful. I think I have an idea of what roads

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have been done and where, but I think that would be helpful for us to know. Deputy Mayor Lommatzsch: I think education is key and telling the Lynnhaven neighborhood we are going to get there, but we have to work with the county. Mr. Carpenter: That project is going forward. It is because of the waterlines, they have to get done first and then we come back with pavement. As I understand, that will begin next year.

ITEM 11: PUBLIC COMMENT ON AGENDA ITEMS: No one requested to speak.

ITEM 12: OLD BUSINESS

A. ORDINANCES

- I) Ordinance No. 20-O-733 authorizing the city manager to enter into an amendment to the agreement for electric generation supply with a competitive retail electric service provider, and declaring an emergency. (2nd reading, public hearing, adoption)

Deputy Mayor Lommatzsch motioned to approve the second reading of Ordinance No. 20-O-733. Mr. Denning seconded the motion. The clerk read the ordinance by title only.

Mayor Williams opened the public hearing for Ordinance No. 20-O-733. No one wished to comment. Mayor Williams closed the public hearing.

Ms. Campbell: This outside service, what are you talking about? Mr. Carpenter: The city is a member of the Miami Valley Communications Council for the electrical aggregation; this is for the city’s electrical bill amending the agreement to reduce our costs. Ms. Campbell: Is it one of these outside sources that try to get people to renew at a cheaper rate. Mr. Carpenter: We use IGS; we are in a partnership with the MVCC, being a member of that council, we get a reduced rate. This is just for the city electricity. Ms. Campbell: Some of the outside rate for the residents after a few months they jacked it up way high. Is it a set rate? Mr. Carpenter: Yeah, this is not that. It is a set rate.

Roll call went as follows: Ms. Lommatzsch, yes; Mr. Denning, yes; Ms. Campbell, yes; Mrs. Franklin, yes; Ms. Fry, yes; and Mayor Williams, yes. **Motion carried.**

ITEM 13: NEW BUSINESS

A. ORDINANCES

- I) Ordinance No. 20-O-734 making supplemental appropriations for current expenses and other expenditures of the City of Riverside, State of Ohio, for the period of January 1 through December 31, 2020, and declaring an emergency. (1st & 2nd reading, public hearing, and adoption)

Mr. Carpenter stated the ordinance is making supplemental appropriations to purchase the power cots. They received a grant of \$176,000 so they have to appropriate the money with a city match of \$17,000 to pay for the cots; they will get reimbursed the \$176,000.

Ms. Lewallen added there is also the \$44,000 for the study. Mr. Carpenter stated the exhibit is not the updated one. Ms. Lewallen stated it may have gone out before they updated it. Mr. Denning indicated it was sitting at their seats at the dais. Mr. Carpenter stated the \$44,000 is to do the feasibility study on the Harshman Wall. It was discussed in the last work session.

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Mr. Denning motioned to approve the first reading of Ordinance No. 20-O-734. Mrs. Franklin seconded the motion. The clerk read the ordinance by title only.

Roll call went as follows: Mr. Denning, yes; Mrs. Franklin, yes; Ms. Campbell, yes; Ms. Fry, yes; Ms. Lommatzsch, yes; and Mayor Williams, yes. **Motion carried.**

Deputy Mayor Lommatzsch motioned to suspend the rules that dictate the number of days between the first and second readings. Mr. Denning seconded the motion.

Roll call went as follows: Ms. Lommatzsch, yes; Mr. Denning, yes; Ms. Campbell, yes; Mrs. Franklin, yes; Ms. Fry, yes; and Mayor Williams, yes. **Motion carried.**

Deputy Mayor Lommatzsch motioned to approve the second reading and adoption of Ordinance No. 20-O-734. Mr. Denning seconded the motion. The clerk read the ordinance by title only.

Mayor Williams opened the public hearing for Ordinance No. 20-O-734. No one wished to comment. Mayor Williams closed the public hearing.

Roll call went as follows: Ms. Lommatzsch, yes; Mr. Denning, yes; Ms. Campbell, yes; Mrs. Franklin, yes; Ms. Fry, yes; and Mayor Williams, yes. **Motion carried.**

II) Ordinance No. 20-O-735 an ordinance by the council of the City of Riverside, Ohio approving a change in the district boundaries as shown on the zoning map of the City of Riverside, Ohio as initiated by a resolution of council for the properties located at 2100 Brandt Pike, Parcel ID Nos. I39 00610 0016 (Lot #40, Avondale Plat) and I39 00610 0015 (Lot #41, Avondale Plat) from B-1, Neighborhood Business District to R-3 Medium-Density Residential District. (1st reading)

Mr. Carpenter stated this was for the rezoning of two parcels on Brandt Pike from B-1 to R-3. At the dais are emailed drawings Mr. Tobias sent over this morning as to what he is proposing to build on the two lots. This goes through the planning commission prior to being approved, but this is what he is intending to put on the two parcels if rezoned.

Deputy Mayor Lommatzsch: These aren't the two beside the filling station? Mr. Carpenter: yes, they would be. Deputy Mayor Lommatzsch: I thought that already went to zoning. Mr. Carpenter: It did for the rezoning, but the plan itself, the site plan. The planning commission would still have to approve the site plan. Mr. Denning: What we are really doing is changing it to residential. Mayor Williams: The site plan would be approved by staff provided it meets all the standards. Deputy Mayor Lommatzsch: My only concern is that previously it was getting on and off of Brandt Pike. I think this is pretty close to Pleasant Valley? Beatrice? And these people getting in and out of this property, I think will be very dangerous. I mean this volume of people. Ms. Campbell: Didn't they turn this down once before? Deputy Mayor Lommatzsch: Yeah, we did; it didn't walk last time. Mrs. Franklin: This is buyer beware. I mean if you wanted to rent from there. Mayor Williams: It is like backing onto Spinning...that is a stuff one.

Mr. Denning motioned to approve the first reading of Ordinance No. 20-O-735. Mrs. Franklin seconded the motion. The clerk read the ordinance by title only.

Roll call went as follows: Mr. Denning, yes; Mrs. Franklin, yes; Ms. Campbell, no; Ms. Fry, yes; Ms. Lommatzsch, no; and Mayor Williams, yes. **Motion carried.**

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B. RESOLUTIONS

I) Resolution No. 20-R-2608 advancing \$176,977 from the General Fund to the Fire Fund.

Mr. Denning motioned to approve Resolution No. 20-R-2608. Mrs. Franklin seconded the motion.

All were in favor; none opposed. Motion carried.

II) Resolution No. 20-R-2609 authorizing the assessment of delinquent charges for the cutting and removal of weeds, vegetation and/or grass to be placed on the Montgomery County Property Tax Duplicate.

Deputy Mayor Lommatzsch motioned to approve the Resolution No. 20-R-2609. Mr. Denning seconded the motion.

All were in favor; none opposed. Motion carried.

ITEM 13: PUBLIC COMMENT ON NON-AGENDA ITEMS: Mayor Williams invited Mr. John McGinn to the podium and asked him to state his name and address and to keep comments to three minutes. Mr. McGinn: My name is John McGinn, 740 Spring Garden Place. I was here two weeks ago to talk about a trailer on the street and the sticker that was on it. The police did show up on Friday, the day after the meeting; they talked with the resident and at that time he did what was necessary and put the trailer back in his driveway and it hasn't been on the street since. It makes it much easier to pull out of the driveway. Through a neighbor, I've been told, he said that if he does have to park it on the street, he will make sure it is gone, like if he takes something out of his garage or whatever he will park it on the street and if he comes home late, he will put the trailer back on the street the following day. From that perspective we are kind of happy it will not be there on a regular basis. My wife and I do still believe that maybe we look into having an ordinance that says trailer that big shouldn't be allowed to park on streets or at least certain residential districts things like that. For the time being, we are happy we have a safe way to exit our driveway and it shouldn't be on there as much as it was. I wanted to come to council to make sure they got an update for this meeting. Thank you. Mr. Carpenter: I just wanted to add to that staff has looked into that and we do feel we need to come up with an ordinance that would address that problem so we've identified some language we can use so we are in the process of putting something together to move that forward.

ITEM 14: COUNCIL MEMBER COMMENTS: Deputy Mayor Lommatzsch: I had a 2-hour long Zoom meeting this morning with Fair Housing Board for Montgomery County. There is a lot going on. Still a lot of issues out with the tornado repair. I haven't had a chance to ask if any Riverside folks were having any trouble with their repair. I do have some information that I will be sharing with you. I have it in my phone and when Katie can help me get it out of here and on some paper or an email to you. It is interesting information shared from the county concerning fair housing in the sense of racial discrimination in the county and it is really interesting with maps of the 1930s and maps of today how things were determined in the 1930s and 1940s and how those aren't a whole lot different today. There are issues about where new housing should be placed and of course Riverside did not come up in the discussion because we have accepted a lot of housing in our community contrary to some other communities in the county. It is being talked about very strong that maybe some of the money that was going to go to some of the areas that were heavily impacted might be shifted to other communities in the county. The Ohio Housing Finance Authority (OHFA) has okayed the fact that the county can earmark some of the money to go not necessarily to where a property was destroyed, but can be moved and used somewhere else. It is a really hot issue and you will be hearing more of it and see it on TV and in the

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newspaper if you take the newspaper. I do have a lot of documents that were shared in the meeting that I will have Katie help me get them to all of you. They are interesting to see. It was a long, productive meeting. We only meet every third month and, of course, we hope our November meeting will be in person. There were 30 people there and these people are in the know and where money can go to help people. We have a lot of people in this metropolitan community that are still in pretty bad shape and we all need to care.

ITEM 15: EXECUTIVE SESSION: Deputy Mayor Lommatzsch motioned to recess into executive session for the following reasons to discuss personnel and economic development as listed on the agenda. Mr. Denning seconded the motion. Roll call went as follows: Ms. Lommatzsch, yes; Mr. Denning, yes; Ms. Campbell, yes; Mrs. Franklin, yes; Ms. Fry, yes; and Mayor Williams, yes. **Motion carried.**

ITEM 16: RECONVENE: Council reconvened at 9:02 pm.

ITEM 17: ADJOURNMENT: Deputy Mayor Lommatzsch motioned to adjourn. Mr. Denning seconded. All were in favor; none were opposed. The meeting adjourned at 9:03 pm.


Peter J. Williams, Mayor


Clerk of Council